

DOUGLAS COUNTY, NV  
RPTT:\$1404.00 Rec:\$40.00  
\$1,444.00 Pgs=4  
TICOR TITLE - GARDNERVILLE  
KAREN ELLISON, RECORDER

**2020-950254**

**08/04/2020 10:41 AM**

WHEN RECORDED MAIL TO:  
Michael Shane Jensen  
875 Coloma Drive  
Carson City NV 89705

MAIL TAX STATEMENTS TO:  
Same as above

Escrow No. 2004900-RLT

The undersigned hereby affirms that this document  
submitted for recording does not contain the social  
security number of any person or persons.  
(Pursuant to NRS 239b.030)

APN No.: 1420-18-214-035  
R.P.T.T. \$1,404.00

SPACE ABOVE FOR RECORDER'S USE ONLY

### **GRANT, BARGAIN, SALE DEED**

**THIS INDENTURE WITNESSETH: That Thomas Hennessy, An Unmarried Man**

**FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby  
Grant, Bargain, Sell and Convey to Michael Shane Jensen and Laura Darleen Jensen , Husband and  
Wife, as joint tenants**

**all that real property situated in the County of Douglas, State of Nevada, described as follows:**

**SEE EXHIBIT "A" ATTACHED HERETO AND BY REFERENCE MADE A PART HEREOF**

**Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging  
or in anywise appertaining.**

Thomas Hennessy  
Thomas Hennessy

~~STATE OF NEVADA~~ New Jersey } ss:  
~~COUNTY OF DOUGLAS~~ Middlesex

This instrument was acknowledged before me on, August 1, 2020  
by Thomas Hennessy

[Signature]  
NOTARY PUBLIC

This Notary Acknowledgement is attached to that certain Grant, Bargain, Sale Deed under escrow No. 02004900.



Hannah M Vincent  
NOTARY PUBLIC  
State of New Jersey  
ID # 60114181  
My Commission Expires  
October 4, 2024

# NEW JERSEY NOTARY ACKNOWLEDGEMENT

State of New Jersey            )  
  )        ss  
County of   Middlesex  )

On   August 1, 2020   before me,   Hannah M. Vincent  , Notary Public in and for said county, personally appeared   Thomas Hennessy  , [signer/witness] who has/have satisfactorily identified him/her/themselves as the signer(s) or witness(es) to the above referenced document.

(Affix Notary Stamp Here)



Notary Public Signature

My Commission Expires:   10-4-2024  



Hannah M Vincent  
NOTARY PUBLIC  
State of New Jersey  
ID # 50114181  
My Commission Expires  
October 4, 2024

Escrow No. 2004900-RLT

**EXHIBIT A  
LEGAL DESCRIPTION**

All that certain real property situate in the County of Douglas, State of Nevada, described as follows:

Lot 14, in Block A, as shown on the Official Map of SILVERADO HEIGHTS SUBDIVISION, filed for record in the Office of the County Recorder of Douglas County, Nevada, on September 18, 1978, in Book 978, Page 1176, as Document No. 25326 and Certificate of Amendment of the final plat of said subdivision, recorded August 23, 1979, in Book 879 of Official Records at Page 1725, as Document No. 35885, and Certificate of Amendment of the final plat of said subdivision recoded October 12, 1979, in Book 1079, at Page 1039, as Document No. 37638, Official Records, Douglas County, Nevada.

APN: 1420-18-214-035

**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)  
 a. 1420-18-214-035  
 b. \_\_\_\_\_  
 c. \_\_\_\_\_  
 d. \_\_\_\_\_

2. Type of Property:  
 a.  Vacant Land      b.  Single Fam. Res.  
 c.  Condo/Twnhse      d.  2-4 Plex  
 e.  Apt. Bldg      f.  Comm'l/Ind'l  
 g.  Agricultural      h.  Mobile Home  
 i. Other \_\_\_\_\_

|                                 |            |
|---------------------------------|------------|
| FOR RECORDERS OPTIONAL USE ONLY |            |
| Book _____                      | Page _____ |
| Date of Recording: _____        |            |
| Notes: _____                    |            |

3. a. Total Value/Sales Price of Property: \$ 360,000.00  
 b. Deed in Lieu of Foreclosure Only (value of property) \$ \_\_\_\_\_  
 c. Transfer Tax Value \$ 360,000.00  
 d. Real Property Transfer Tax Due: \$ 1,404.00

4. **If Exemption Claimed**  
 a. Transfer Tax Exemption, per NRS 375.090, Section \_\_\_\_\_  
 b. Explain Reason for Exemption: \_\_\_\_\_

5. Partial Interest: Percentage being transferred: \_\_\_\_\_ %

The undersigned declares and acknowledges, under penalty of perjury, pursuant to NRS 375.060 and NRS 375.110, that the information provided is correct to the best of their information and belief, and can be supported by documentation if called upon to substantiate the information provided herein. Furthermore, the parties agree that disallowance of any claimed exemption, or other determination of additional tax due, may result in a penalty of 10% of the tax due plus interest at 1% per month. Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

Signature Thomas Hennessy Capacity Owner  
 Signature \_\_\_\_\_ Capacity \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION**  
**(REQUIRED)**  
 Print Name: Thomas Hennessy  
 Address: 77 TALMADGE AVE  
 City: ISELIN N.J.  
 State: N.J. Zip: 08830

**BUYER (GRANTEE) INFORMATION**  
**(REQUIRED)**  
 Print Name: Michael Shane Jensen Laura Darleen Jensen  
 Address: 875 Coloma Dr.  
 City: Carmel City  
 State: CA Zip: 95005

**COMPANY/PERSON REQUESTING RECORDING (Required if not Seller or Buyer)**  
 Print Name: Ticor Title of Nevada, Inc. Escrow No.: 02004900-020-RLT  
 Address: 1483 US Highway 395 N, Suite B  
 City, State, Zip: Gardnerville, NV 89410

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED